



WESTMINSTER VILLAGE SHOPPING CENTER

5654 - 5740 West 88th Avenue
Westminster, CO 80031

Frontage & access
to West 88th Avenue

Directly across the
street from NEW
**Downtown
Westminster**

Surrounded by
strong **national and
regional tenants**

RETAIL SPACE | 1,680 SF AVAILABLE

**CALL AGENT
FOR MORE
INFO**

DEMOGRAPHICS



POPULATION

1 mile	16,018
3 mile	142,923
5 mile	335,395



AVG. HOUSEHOLD INCOME

1 mile	\$74,817
3 mile	\$83,376
5 mile	\$83,243



DAYTIME EMPLOYEES

1 mile	6,756
3 mile	37,156
5 mile	111,861



TRAFFIC COUNTS

SHERIDAN BLVD @ WEST
88TH AVE (SOUTHEAST-BOUND)-
48,543 VPD (2018, MPSI)



MATRIX
GROUP, INC.

1805 S. Bellaire St., #400
Denver, CO 80222
303-333-7500
www.matrixgroupinc.com

LAUREN QUIRAM
DIRECTOR OF LEASING
lquiram@matrixgroupinc.com
303-300-5271

WESTMINSTER VILLAGE SHOPPING CENTER



DESIRABLE 1,680 SF RETAIL SPACE WILL BE AVAILABLE AUGUST 1ST! JOIN A STRONG MIX OF LOCAL AND NATIONAL RETAILERS IN A VIBRANT, ESTABLISHED LOCATION. THE SPACE WAS FORMERLY AN OPTOMETRIST OFFICE AND IS WELL-SUITED FOR A VARIETY OF RETAIL OR SERVICE-BASED USES.

CALL AGENT
FOR ASKING
RATE

UNIT 5700 -
AVAIL 8-1-25

SITE PLAN



INCREASED TRAFFIC
FROM
PGA TOUR SUPERSTORE
RIGHT NEXT DOOR!

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